

ITALIANS BUYING LAND

Properties in Mulberry Bend District Rated at \$40,000,000.

ITALIANS OWN TWO-THIRDS

Increase in Holdings Has Continued Steadily Since the Seventies.

A deed transferring title to the four big six-story tenement houses, with stores, Nos. 8 and 40 Baxter street, to Maddalena C. Cellio, has been recorded. The property is assessed by the city at \$30,000 and was formerly held by Warren Bigelow as trustee of an estate.

Until this deed was placed on file old Father Knickerbocker, who has so many civic tasks to occupy his attention, was not apparently aware that sons and daughters of sunny Italy are now the owners of more than two-thirds of all the big tenement houses and store properties in the Mulberry Bend district.

He had also seemingly overlooked the fact that quite a number of his property owners there of Italian birth are wealthy, the value of their real estate holdings and business investments being many millions.

Maddalena C. Cellio also owns, besides the Baxter street parcels, the store and residence property No. 41, facing Mulberry Bend Park. It is assessed at \$25,000.

The city values the property on the easterly side of Mulberry street at \$3,750,000, and that on the westerly side at \$2,200,000, the total being \$5,950,000. For Baxter, Mott and Elizabeth street buildings and sites the tax assessors say a fair market value is about \$6,500,000 or thereabout. Three times the sum is \$18,000,000 and therefore the taxable value of the four big thoroughfares of the principal Italian colony of the greater city is \$25,000,000.

Many experts agree, however, that the worth of all the taxable land and structures in the streets notwithstanding that some downtown properties have recently been sold at much less than their appraised value by the city, is nearer \$40,000,000 than \$25,000,000. Consequently, in normal real estate days about \$40,000,000 could be realized from sales of all the tenement, store and other properties there. Of this \$40,000,000 worth of income properties men and women of Italian birth or descent own at least two-thirds.

P. Pietro, who manages several big Italian boarding houses in the Bend, in referring yesterday to the fact that there are now some Italians living there rated at more than \$10,000,000, spoke about the hardships the majority of Italians experienced in trying to better themselves.

"Most Italian immigrants arriving here after the Civil War came in the hope of finding sufficient remunerative work to enable them to return to the shores of their native land," said Mr. Pietro. "In four or five years with enough money to buy a little business or a small farm, which would keep them in fairly comfortable circumstances for the remaining years of their lives."

"Immigration statistics show that thousands who were able to stand the rigors of the climate here, who were not injured at the laborious work they were asked to do, and which they gladly did, did return to their old homes with the necessary funds to set up in business or cultivate a farm for their own profit."

"But today, when they could go back to Italy to live more pleasantly, decided to stay here forever and invest their little savings, and each year many more have chosen to do the same thing. In the reality records reveal that real estate investments in the Bend amounting to several hundred thousand dollars had been made by Italians, and from that small beginning to the many million mark it has grown."

Loans on property in Mulberry street were difficult to get not many years ago; now the big money lenders do not hesitate to lend freely, because they have no doubt that the property will be profitably maintained, and if not already owned and controlled, soon will be by residents of the colony.

WATERWAY MEN OUSTED

Laurier Members of Commission Supplanted by Bordenites.

(See Telegraph to The Tribune.)

Ottawa, Nov. 13.—The Canadian section of the International Waterways Commission has been completely reorganized by the Borden government. Sir George Gibbons and his two associates, who were appointed by the Laurier government, will have to make way for three others appointed to-night. The new members of the commission are Charles A. Magrath, who was an unsuccessful candidate for re-election to Parliament from Medicine Hat; T. Chase Casgrain, of Montreal, and H. A. Powell, who ran against William Pursey, Minister of Public Works in the Laurier Cabinet, at the recent election.

Mr. Borden and his lieutenants, when in opposition, criticized the International waterways treaty, and Mr. Magrath was foremost in denouncing it. It is supposed here that the policy of the Canadian section will be to oppose the United States claims and eventually bring about a demission of the treaty.

The scheme for damming the Canadian Long Sault and the various claims by the United States on the Milk and St. Mary and St. John rivers are not expected to be favorably treated by the new commissioners.

CONTESTS WILL OF STEPSON

Says Hurlburt, Whose Body Was Found in Hudson, Was Incompetent.

Mrs. Anna L. Hurlburt, of Palmyra, N. Y., stepmother of Charles W. Hurlburt, the lawyer, whose body was found in the Hudson River on August 29, filed a contest of his will in the Surrogate's office yesterday. Hurlburt's death has never been explained to the satisfaction of his family, which insisted that he was the victim of foul play. He had been the complaining witness for the state in the prosecution of Florence Burns and her man companion, who are serving time for extortion.

The will was filed by Henry W. Aube and William Murray, who are made the only beneficiaries. They said Hurlburt's estate was valued at \$300,000, which was equally divided between them in the will. His family has declared it does not know the two legatees. Mrs. Hurlburt, in her contest, said her stepson was not competent when he made the will, and it was obtained by coercion and duress and fraud. She claims the estate under a prior will.

CUT OFF IN BROTHER'S WILL

Former Senator Addicks, of Delaware, Also Sued on Note the Same Day.

Former Senator J. Edward Addicks, of Delaware, figured twice in the court news yesterday. The will of his brother, Frederick P. Addicks, was filed in the Surrogate's office, leaving practically all of his estate to his three sisters-in-law. The testator did not mention the former Senator in his will.

THEATRICAL MANAGER SUICIDE.

Cincinnati, Nov. 13.—George Heuck, a member of the theatrical firm of E. C. & Fennelly, who own and manage theatres in this and other cities, committed suicide to-day by cutting his throat. The suicide is believed to have been caused by worry over business affairs.

RICHESON FACES COURT

Pleads Not Guilty, and Will Get Speedy Trial.

JUDGE FROWNS ON DELAY

State Argues for Quick Justice, as in England, and Case Is Set for January 15.

Boston, Nov. 13.—The Rev. Clarence V. T. Riccheson, indicted for the murder of Miss Avia Limnell, will be placed on trial for his life in the Suffolk County Superior Criminal Court on January 15, 1912. This date was set late to-day, when the pastor of the Immanuel Baptist Church of Cambridge was arraigned in that court.

Without emotion and in a clear voice Riccheson pleaded "not guilty" to the charge of murdering his former sweetheart with cyanide of potassium. After sitting in the poisoner's case in the crowded courtroom less than half an hour he returned to the Charles street jail, where he is to remain until he faces the twelve men who will decide his fate.

The date appointed for the trial, proposed by District Attorney Joseph C. Pelletier, was strenuously opposed by ex-State Senator W. A. Morse, who appeared for the pastor. Mr. Morse declared it had been impossible for the defendant's counsel to hold a single meeting, and asked for a continuance of six months. This request came as a surprise, as it had been believed that the defense was eager for an early trial. Mr. Morse said that John L. Lee, the noted criminal lawyer of Virginia, who is to be Riccheson's chief counsel, would be unable to meet the other attorneys for the defense until the latter part of this month at the earliest.

District Attorney Pelletier emphasized the fact that he had notified the lawyers who had previously represented Riccheson that he would ask to have the date set to-day's arraignment, and that he had already deferred such a motion at their request. When Mr. Morse protested that so early a date was unprecedented Mr. Pelletier admitted the point, but declared the popular judgment was that American court procedure like that of England, in fixing dates about grain, would be realized from sales of all the tenement, store and other properties there. Of this \$40,000,000 worth of income properties men and women of Italian birth or descent own at least two-thirds.

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CONFESSES DOUBLE MURDER

Boy Pleads Guilty to Slaying Mother and Sister.

Guildhall, Nov. 13.—Without a sign of emotion Arthur Bean, nineteen years old, of Midstone, pleaded guilty here to-day to the charge of murdering his mother and his fifteen-year-old sister, Nina. The crime was committed in the Bean home last March, with no witnesses present.

The indictment to which the lad pleaded to-day did not fix the degree of murder, and to-morrow Judge Butler, of Ruthland, who is presiding, will hear the evidence of the prosecution and decide on the degree before imposing sentence.

With a rifle slung over his shoulder Arthur Bean entered the home of a neighbor in Midstone late on the afternoon of March 9 and calmly announced that his mother and sister had been shot and killed. He said he was hunting the murderers.

When neighbors reached the Bean home they found the two women dead on the floor, and Mrs. Bean's father, John Sweet, 70 years old, in a closet. The old man's story was that his grandson had ordered him into a closet under penalty of being hurt. And that later he had heard shots fired. The boy was arrested under arrest, but steadily maintained his innocence.

EMPLOYMENT AGENCIES.

CHARLES WILSON'S Employment Agency, Telephone 223 Plaza, 141 East 57th st. Offers first class servants to private families. All references investigated.

WORK WANTED.

CHALFEEFF, Mechanic, 29, married, seeks all kinds of cars; six years shop, six years road experience; does auto repairs; willing, sober and capable; well recommended; wishes to travel; address, 303 West 42d. Tel. 6216.

CHAMBERLAIN—Married, wants a position as cook.

COOK—Swiss, first class; families; excellent references; address, 8 East 42d. Tel. 4257.

COOK—Young, \$30; good chambermaid; maid; waitress; good cook; willing, obedient; address, 141 East 57th st. Tel. 4257.

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